

**SPECIAL MAGISTRATE HEARING
1st FLOOR COMMISSION CHAMBERS
FORT LAUDERDALE CITY HALL
ROSE-ANN FLYNN PRESIDING
JANUARY 21, 2016
9:00 A.M.**

Staff Present:

Mary Allman, Secretary, Special Magistrate
Peggy Burks, Clerk III
Diana Cahill, Administrative Aide
Yvette Cross-Spencer, Clerk III
AnnMarie Lopez, Clerk III
Will Snyder, Clerk III
Tasha Williams, Administrative Aide
Alexandria Gill, Clerk
Dorian Koloian, Clerk III
Rhonda Hasan, Assistant City Attorney
Wanda Acquavella, Code Enforcement Officer
Jose Abin, Building Inspector
Frank Arrigoni, Building Inspector
Mark Campbell, Code Enforcement Officer
Leonard Champagne, Senior Code Enforcement officer
Andre Cross, Code Enforcement Officer
Jessika Epley, Code Enforcement Officer
Deanglis Gibson, Code Enforcement Officer
Ingrid Gottlieb, Senior Code Enforcement Officer
Linda Holloway, Code Enforcement Officer
Robert Kisarewich, Fire Inspector
George Oliva, Chief Building Inspector
Wilson Quintero, Code Enforcement Officer
Wilson Quintero Jr., Code Enforcement Officer
Mary Rich, Code Enforcement Officer

Respondents and witnesses

CE14100843: Lynda Amorello, representative
CE15020839: Brian Kowal, representative
CE12011321; CE12031049: Herman Goldszlager, owner
CE15050900: Vanity Marsh, representative
CE14072258; CE14072254; CE14072256: Justin Plean, attorney; Rachael Amat, attorney
CE10011683: Myra Orellanes, representative
CE15072434: Abel Gonzalez, expeditor
CE15100089: Eric Martinez, contractor

CE15062098: Lisa Laird, CFO
CE15120472: Michael Madfis, architect
CE15090884: Don Cofer, owner
CE15120576: Sean Mitchell, engineering director
CE15070728: William Harris, owner
CE15091231: Owen Whyte, owner
CE15030313: Brady Cobb, attorney
CE15071511: James Bollinger, former owner, Robert Cavanaugh, owner's representative
CE15082378: Hope Calhoun, attorney
CE15091291: Avraham Al Fassa, owner
CE15082024: Jacob Webb, property manager; Roxana Pio, property manager
CE15011070: Neal Eisgrou, owner
CE15091801: Sharon Anderson, power of attorney; Anderson Patrick, attorney
CE15081784; CE15081785: Dieydonne Lubin, tenant
CE14100373: Narain Lalwani, owner
CE15100809: Ernest King, representative
CE15091651: Julio Rodriguez, manager
CE15091394: Craig Schuler, County representative
CE15101265: Ingeborg Leatherbury, owner
CE15091399: Daniel Leckliter, manager
CE15100481; CE15091999: Sam Engle, owner
CE15082329: Lori Loughman, owner's representative
CE15090435: Scott Coloney, owner
CE15100480: Maria Marriott, property manager
CE15092347: Flavie St. Pris, owner
CE15091918: Eric Seminara, owner
CE15091469: Flana Tegev, owner's assistant
CE15092338: Chiquita Munson, owner
CE15060011: George Gray, owner; Nathan Colson, owner
CE15121390: Tarek Bahlawan, manager
CE15101685: Kathleen Casey, attorney
CE15071058: Dwayne Dickerson, attorney; Dale Burschi, attorney
CE15101078: Alonzo Clark, owner
CE15090704: Michael Ambrose, manager
CE15060612: Michael Sheer, owner
CE15082195; CE15091385: Pietro Ganci, architect; Richard Rosendo, property director; Joseph Rossok, maintenance
CE15081475: Dennis Rudner, general manager
CE15092427: Daniel O'Brian, owner
CE15092324: Elmer Davenport, owner; Lois Davenport, owner
CE15020197: Stuart Levy, manager
CE15092330: Joshua Toussaint, owner
CE15101623: Evan Slatkin, owner
CE15090707: William O'Connor, owner

NOTE: All individuals who presented information to the Special Magistrate during these proceedings were sworn in.

The meeting was called to order at 9:07 A.M.

Case: CE15101685

1504 Southwest 5 Street
WILSON, JULIE HUTCHINS

Service was via posting on the property on 1/6/16 and at City Hall on 1/7/16.

Linda Holloway, Code Enforcement Officer, testified to the following violations:
47-21.16.A.

THERE ARE THREE DEAD TREES ON THIS PROPERTY WHICH
THE EXISTENCE OF ANY TREE, DEAD TREE OR STUMP UPON
ANY PARCEL OF LAND WITHIN THE CITY WHICH THREATENS
OR ENDANGERS THE PUBLIC HEALTH, SAFETY OR WELFARE,
OR WHICH COULD FORESEEABLY CAUSE THE SPREAD OF
DISEASE OR INFESTATION TO SURROUNDING PLANT LIFE, IS
HEREBY PROHIBITED AND DECLARED TO BE A PUBLIC NUISANCE.

9-280(h)(1)

THE WOOD FENCE AT THIS PROPERTY IS IN DISREPAIR. THE FENCE
IS LEANING AND HAS BROKEN, MISSING AND DAMAGED SLATS.

Officer Holloway presented photos of the property and the case file into evidence and recommended ordering compliance within 14 days or a fine of \$50 per day, per violation.

Kathleen Casey, attorney, stated the property was in the final stages of a short sale and the buyer was aware of the violations. She said the owner had removed the wood fence. Ms. Casey requested 30 days for the sale to go through and the new owners to correct the violations.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$50 per day, per violation would begin to accrue.

Case: CE15071058

1529 Northwest 2 Avenue
RHA 2 LLC

This case was first heard on 10/1/15 to comply by 10/15/15 and 10/29/15. Violations were as noted in the agenda. The property was not in compliance and the City was

requesting imposition of a \$42,300 fine, which would continue to accrue until the property was in compliance.

Ingrid Gottlieb, Senior Code Enforcement Officer, reported work was underway.

Dwayne Dickerson, attorney, said there were just two outstanding issues and requested six weeks because one item required a permit.

Dale Burschi, attorney, confirmed they were moving forward.

Ms. Flynn granted a 14-day extension to remove the trash and a 49-day extension for the sod, during which time no fines would accrue.

Case: CE15102377

1619 Northwest 13 Avenue
RHA 2 LLC

Service was via posting on the property on 12/16/15 and at City Hall on 1/7/16.

Wilson Quintero, Code Enforcement Officer, testified to the following violations:

18-4(c)

THERE IS A DERELICT VEHICLE PARK BACKWARDS INSIDE
OF THE CHAIN LINK FENCE AND ON THE LAWN.

9-304(b)

THERE IS NO DRIVEWAY ON THIS OCCUPIED PROPERTY AND/OR IF
THERE WAS A GRAVEL DRIVEWAY IS NOW MISSING OR WORN
THROUGH AND THERE IS GRASS GROWING ON IT. THERE ARE
DIFFERENT VEHICLES PARKED ON THE GRASS SURFACE AT THIS
PROPERTY.

Complied:

47-39.A.1.b.(7)(a)

Officer Quintero presented photos of the property and the case file into evidence and recommended ordering compliance within 63 days or a fine of \$100 per day, per violation.

Dwayne Dickerson, attorney, agreed to comply within 63 days.

Ms. Flynn found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day, per violation would begin to accrue.

Case: CE15020197

2670 E Sunrise Blvd
GALLERY ONE HOTEL LLC

This case was first heard on 3/5/15 to comply by 6/4/15. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$13,350 and the City was requesting the full fine be imposed.

Captain Robert Kisarewich, Fire Inspector, recommended reducing the fine to \$520 to cover administrative costs.

Stuart Levy, manager, agreed to the fine reduction.

Ms. Flynn imposed a fine of \$520 for the days the property was out of compliance.

Case: CE15011070

Request for extension

808 Southwest 17 Street
EISGROU, MARIETTA & NEAL BRETT

This case was first heard on 6/18/15 to comply by 10/15/15. Violations and extensions were as noted in the agenda. The property was not in compliance and fines had accrued to \$2,550.

Neal Eisgrou, owner, said he was adding to the garage and then re-roofing the house. The plans were under review and he requested a couple of months.

Ms. Flynn granted a 63-day extension, during which time no fines would accrue and made the extension retroactive to 12/17/15, removing the accrued fines.

Case: CE15120472

325 Southwest 26 Street
GEMUETLICHKEIT & HARMONIE INC.

Service was via posting on the property on 12/29/15 and at City Hall on 1/7/16.

Captain Robert Kisarewich, Fire Inspector, testified to the following violations:

NFPA 101:13.3.1

VERTICAL OPENING(S) IS/ARE NOT ENCLOSED OR PROTECTED IN
ACCORDANCE WITH SECTION 8.6.

NFPA 101:13.3.4.1.1

AN APPROVED FIRE ALARM SYSTEM IN ACCORDANCE WITH
9.6.1 AND 13.3.4 IS NOT PROVIDED.

NFPA 101:13.3.5.1

AN APPROVED, SUPERVISED AUTOMATIC SPRINKLER SYSTEM
IN ACCORDANCE WITH NFPA 101:9.7.1.1(1) IS NOT
INSTALLED.

Captain Kisarewich said he was working with the owner and recommended ordering compliance within 119 days or a fine of \$100 per day, per violation.

Michael Madfis, architect, agreed to comply in 119 days.

Ms. Flynn found in favor of the City and ordered compliance within 119 days or a fine of \$100 per day, per violation would begin to accrue.

Case: CE15092324

2632 Northwest 26 Street
DAVENPORT, ELMER LEE H/E DAVENPORT, L

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Jose Abin, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMITS WERE LEFT TO EXPIRE:
BUILDING PERMIT # 09031658 (FAMILY ROOM ADDITION
800SF:B-REV4-B (WINDOW NOA'S))
ELECTRICAL PERMIT # 09031663 (ELECTRIC FOR FAMILY
ROOM ADDITION SFR)
MECHANICAL PERMIT # 09060594 (AC SYSTEM 1.5TON
SPLIT 3SUPPLY DROPS 1DRAIN 1LINE SET BP 09031658)
PLUMBING PERMIT # 10050336 (REMOVE AND REPLACE
FIXTURES IN SAME location BP # 09031658)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Inspector Abin recommended ordering permits to be renewed within 42 days or a fine of \$100 per day. If the permits were renewed within 42 days, a 180-day extension would be granted to pass final inspections.

Elmer Davenport, owner, stated they had suffered financial hardship.

Inspector Abin said the owner needed to reopen the permits and have final inspections. Mr. Davenport explained their contractor had committed fraud and absconded with \$80,000.

Ms. Flynn found in favor of the City and ordered compliance within 91 days or a fine of \$100 per day would begin to accrue.

Case: CE15082378

700 Northwest 21 Terrace
FPT FORT LAUDERDALE LLC

Service was via posting on the property on 1/5/16 and at City Hall on 1/7/16.

Andre Cross, Code Enforcement Officer, testified to the following violations:
47-19.9.

THE ABOVE COMMERCIAL INDUSTRIAL PROPERTY DOES NOT HAVE A FULL CONCRETE WALL SURROUNDING THE ENTIRE PROPERTY. THE NORTH SECTION OF THE PROPERTY IS SURROUNDED BY A SCREENED CHAIN LINK FENCE WHICH NEEDS TO BE REPLACED WITH A CONCRETE WALL. ALSO THE EXISTING CONCRETE WALL HAS AN EXTENSION OF A SCREENED CHAIN LINK FENCE TO MAKE UP THE HEIGHT DIFFERENCE WHICH SHOULD BE ALL CONCRETE.

47-19.9.A.2.a.

THE STORAGE OF GOODS AND MATERIALS ARE NOT COMPLETELY SCREENED FROM VIEW AS THE GATES ARE CONSTANTLY OPENED ON THE NORTH AND SOUTH END OF THE PROPERTY ALLOWING THE NEIGHBORHOOD TO SEE THE PILES OF MATERIAL STORED IN THE YARD, INCLUDING BUT NOT LIMITED TO THE MACHINERY THAT IS BEING USED INSIDE THE YARD.

9-305(b)

THE HEDGES IN FRONT OF THE PROPERTY ARE NOT MAINTAINED. SECTIONS OF THE HEDGES HAVE DIED AND WERE NEVER REPLACED TO MAKE A FULL WELL MAINTAINED HEDGE.

Officer Cross presented photos of the property and the case file into evidence and recommended ordering compliance within 77 days or a fine of \$150 per day, per violation.

Hope Calhoun, attorney, said they were working with the City toward compliance.

Ms. Flynn found in favor of the City and ordered compliance within 77 days or a fine of \$150 per day, per violation would begin to accrue.

Case: CE15030313

513 Northeast 4 Street
515 INC.

This case was first heard on 6/18/15 to comply by 9/17/15. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$12,500 fine, which would continue to accrue until the property was in compliance.

Andre Cross, Code Enforcement Officer, confirmed the property was not in compliance.

Brady Cobb, attorney, explained there was a permit pending to demolish the property. He stated there had been a delay over the summer when the owner experienced health issues. Mr. Cobb believed the property would be demolished within 90 days.

Officer Cross recalled the case was begun pursuant to a complaint and the property negatively affected the neighborhood. He did not wish to allow the owner a 91-day extension.

Ms. Flynn granted a 42-day extension, during which time no fines would accrue.

Case: CE15060612

1947 Southwest 28 Avenue
HALFORD, BETTY J

This case was first heard on 8/20/15 to comply by 9/3/15. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$1,025 and the City was requesting a \$520 fine be imposed.

Mark Campbell, Code Enforcement Officer, said the new owner had addressed the violations.

Michael Sheer, owner, confirmed he had complied the violations and requested no fine be imposed.

Ms. Flynn imposed no fine.

Case: CE15082195

1980 Northwest 9 Avenue
FT LAUDERDALE RESCUE TABERNACLE INC.

Service was via posting on the property on 12/22/15 and at City Hall on 1/7/16.

Ingrid Gottlieb, Senior Code Enforcement Officer, testified to the following violations:
15-28.

THERE IS A RECYCLING OPERATION BEING RUN AT THIS
PROPERTY, WITHOUT THE REQUIRED BUSINESS TAX RECEIPT.

47-34.1.A.1.

THERE IS A RECYCLING OPERATION BEING RUN AT THIS
CF ZONED PROPERTY. THERE ARE LARGE APPLIANCES,
BICYCLES, AND OTHER ITEMS BEING STORED OUTDOORS AS
PART OF THIS OPERATION. PER SECTION 47-8.10 THIS
IS NOT A PERMITTED LAND USE IN THIS ZONING.

Officer Gottlieb said the case was begun pursuant to a complaint. She presented photos of the property and the case file into evidence and recommended ordering compliance within 133 days or a fine of \$100 per day, per violation.

Richard Rosendo, property director, said their operation had not changed in 64 years. He stated they accepted donations for resale in their thrift shop; they did not practice recycling at the site.

Pietro Ganci, architect, said the issue was noise across the canal. They had moved operations away from the canal and into another building to alleviate the noise issue.

Officer Gottlieb stated moving all outside storage into a building would comply the violations.

Ms. Flynn found in favor of the City and ordered compliance within 133 days or a fine of \$100 per day, per violation would begin to accrue.

Case: CE15091385

1980 Northwest 9 Avenue
FT LAUDERDALE RESCUE TABERNACLE INC.

Service was via posting on the property on 12/30/15 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2014) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY
ESTABLISH BY THE BROWARD BOARD OF RULES AND
APPEALS FOR THE BUILDING SAFETY INSPECTION
PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED
WITH:

THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION
REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION
REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR
ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS

NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN
90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 180 days or a fine of \$100 per day.

Richard Rosendo, property director, said a lot of the work had already been done.

Ms. Flynn found in favor of the City and ordered compliance within 180 days or a fine of \$100 per day would begin to accrue.

Case: CE15091231

435 Hendricks Isle
CASA DE VENEZIA LLC

The property owner had requested an administrative hearing to appeal the violation.

Wanda Acquavella, Code Enforcement Officer, testified to the following violation:
24-7(b)

UNLAWFUL ACCUMULATION OF SOLID WASTE (RUBBISH, DEBRIS,
BUILDING MATERIALS, LITTER BULK TRASH, ETC.) ON THE
PROPERTY AND/OR SWALE CONSTITUTING A PUBLIC NUISANCE.

Officer Acquavella said the violation was cited on 9/16/15; on 9/18/15 the trash was still present and the City removed the trash on 9/21/15.

Owen Whyte, owner, said the trash was from the neighboring tenants, not his.

Officer Acquavella showed Mr. Whyte photos she had taken and said he was responsible for trash on his swale.

Ms. Flynn denied the appeal.

Case: CE15100481

1121 Southwest 2 Court
ENGEL, SAM JR & CAROLYN

The property owner had requested an administrative hearing to appeal the violation.

Wanda Acquavella, Code Enforcement Officer, testified to the following violation:
24-7(b)

UNLAWFUL ACCUMULATION OF SOLID WASTE (RUBBISH, DEBRIS,
BUILDING MATERIALS, LITTER BULK TRASH, ETC.) ON THE
PROPERTY AND/OR SWALE CONSTITUTING A PUBLIC NUISANCE.

Officer Acquavella said the property was cited on 10/6/15; the trash remained on 10/8/15 and the City had removed it on 10/9/15.

Sam Engle, owner, said they fenced in the property and mowed the ground cover. He stated there was an address on the "For Sale" sign on the property but no notice had been mailed to him. Ms. Flynn explained that posting to the property was sufficient notice.

Ms. Flynn denied the appeal.

Case: CE15091999

1121 Southwest 2 Court
ENGEL, SAM JR & CAROLYN

The property owner had requested an administrative hearing to appeal the violation.

Linda Holloway, Code Enforcement Officer, testified to the following violation:
24-7(b)

UNLAWFUL ACCUMULATION OF SOLID WASTE (RUBBISH, DEBRIS,
BUILDING MATERIALS, LITTER BULK TRASH, ETC.) ON THE
PROPERTY AND/OR SWALE CONSTITUTING A PUBLIC NUISANCE.

Officer Holloway said the property was cited on 9/25/15, the trash remained on 9/29/15 and the City had removed the trash.

Ms. Flynn denied the appeal.

Case: CE15101265

Rescheduled from 12/3/15

1010 Southeast 11 Court
LEATHERBURY, INGEBORG

Linda Holloway, Code Enforcement Officer, testified to the following violation:
18-12(a)

THIS VACANT LOT AND SWALE ARE OVERGROWN WITH
GRASS/WEEDS/PLANT MATERIAL. THERE IS TRASH, DEBRIS
AND SCATTERED LITTER ON THIS LOT. THIS IS A RECURRING
VIOLATION PER CASES; CE15081314, CE15010736, CE14071620,
CE14051138, CE13101085 AND CE12061247. THIS CASE WILL BE
HEARD BEFORE THE SPECIAL MAGISTRATE TO GET A FINDING OF
FACT AS RECURRING WHETHER IT COMES INTO COMPLIANCE OR
NOT.

Officer Holloway presented photos of the property and the case file into evidence, stated the violation was now in compliance and requested a finding of fact that the violation had existed as cited.

Ingeborg Leatherbury, owner, apologized and explained her husband had been very ill and then died. She admitted it had been difficult for her to maintain the property.

Ms. Flynn found in favor of the City that the violation had existed as cited.

Case: CE15060011

1500 Northwest 18 Court
GRAY, GEORGE A & LANE, KRISTINA L ET AL.

This case was first heard on 9/17/15 to comply by 11/19/15. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$1,550 fine, which would continue to accrue until the property was in compliance.

Wilson Quintero, Code Enforcement Officer, said the owner was making progress.

Nathan Colson, owner, said he was working on it and requested 35 days.

Ms. Flynn granted a 35-day extension, during which time no fines would accrue.

Case: CE15082024

738 Northwest 15 WY
DALLAND PROPERTIES LP

The property owner had requested an administrative hearing to appeal the violation.

George Oliva, Chief Building Inspector, testified to the following violation:
18-7(a)

THERE ARE DOORS, WINDOWS OR OTHER OPENINGS,
BROKEN, MISSING OR UNSECURED, SO AS TO ALLOW
ACCESS TO THE INTERIOR AT THIS VACANT PROPERTY.

Inspector Oliva recommended reducing the fine to cover hard costs.

Jacob Webb, property manager, said they had boarded the property without a permit and one door had been compromised. The City's vendor had re-boarded the entire property when it was not necessary. He displayed photos of the property before and after the vendor boarded the property.

Roxana Pio, property manager, confirmed that all openings except the one door had been secure.

Ms. Hasan said the ordinance required that all openings be secured. Ms. Flynn asked how the City determined what was not secure and required boarding. Ms. Hasan said the scope of the ordinance included buildings that were "partially or completely " open to

the elements or that were boarded without a permit and allowed the City's vendor to board the entire property.

Ms. Flynn denied the appeal.

Case: CE15091801

828 Northwest 14 Way
LAZCO HOLDING GROUP

Service was via posting on the property on 12/22/15 and at City Hall on 1/7/16.

Andre Cross, Code Enforcement Officer, testified to the following violations:
9-280(b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED
AND NOT MAINTAINED. THERE ARE AREAS OF ROTTED AND
DETERIORATED SOFFIT BOARDS IN NEED OF REPLACING.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN
MAINTAINED. THE PAINT HAS BECOME DIRTY AND STAINED
IN NEED PAINTING.

Officer Cross presented photos of the property and the case file into evidence and recommended ordering compliance within 98 days or a fine of \$50 per day, per violation.

Sharon Anderson, power of attorney, requested an extension.

Ms. Flynn found in favor of the City and ordered compliance within 98 days or a fine of \$50 per day, per violation would begin to accrue.

Case: CE15071511

615 North Andrews Avenue
WISDOM VILLAGE CROSSING LP

This case was first heard on 9/17/15 to comply by 9/27/15. Violations were as noted in the agenda. The property was in compliance, fines had accrued to \$3,300 and the City was requesting the full fine be imposed.

James Bollinger, former owner, said the violations had been remediated within five days of receiving notice. He stated Officer Cross had informed him in September that no other repairs were needed because they intended to demolish the property. Mr. Bollinger confirmed the property had been demolished in October.

Andre Cross, Code Enforcement Officer, explained there had been two cases against the property. This case referred to overgrowth and the other was for the building

maintenance. He had advised Mr. Bollinger that the building maintenance violations did not need to be addressed because of the impending demolition. He displayed photos of the property showing the trash and overgrowth.

Ms. Flynn Imposed the \$3,300 fine.

Case: CE15091291

731 Northwest 7 Terrace
A & A HOLDINGS LLC

Service was via posting on the property on 12/30/15 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2014) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY
ESTABLISH BY THE BROWARD BOARD OF RULES AND
APPEALS FOR THE BUILDING SAFETY INSPECTION
PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED
WITH:

THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION
REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION
REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR
ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS
NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN
90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 42 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$100 per day would begin to accrue.

Case: CE15092427

2216 Southwest 34 Terrace
O'BRIAN, DANIEL W

Service was via posting on the property on 12/23/15 and at City Hall on 1/7/16.

Mark Campbell, Code Enforcement Officer testified to the following violation:
9-308(a)

ROOF NOT MAINTAINED IN A SAFE, SECURE, AND WATERTIGHT
CONDITION. THERE IS A LARGE BLUE TARP ON THE ROOF.

Withdrawn:
9-304(b)

Officer Campbell presented photos of the property and the case file into evidence and recommended ordering compliance within 126 days or a fine of \$75 per day.

Daniel O'Brian, owner, requested 120 days, stating he had lost his spouse and his job.

Ms. Flynn found in favor of the City and ordered compliance within 126 days or a fine of \$75 per day would begin to accrue.

Case: CE15070728

432 Northwest 17 Avenue
HARRIS, WILLIAM H JR

This case was first heard on 9/17/15 to comply by 10/22/15. Violations were as noted in the agenda. The property was in compliance, fines had accrued to \$2,400 and the City was requesting the full fine be imposed.

William Harris, owner, said the occupants, his mother and brother, had not been paying rent or maintaining the property and he could not remove them. He requested the fines be reduced to administrative costs.

Andre Cross, Code Enforcement Officer, agreed to reducing the fine to \$520.

Ms. Flynn imposed a fine of \$520 for the days the property was out of compliance.

Case: CE15091394

1000 Southwest 2 Street
BROWARD COUNTY BOARD OF COUNTY COMMISSIONERS

Service was via posting on the property on 12/30/15 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2014) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY
ESTABLISH BY THE BROWARD BOARD OF RULES AND
APPEALS FOR THE BUILDING SAFETY INSPECTION
PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED
WITH:

THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION
REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION
REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR
ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS
NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN
90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 42 days or a fine of \$100 per day.

Craig Schuler, County representative, agreed.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$100 per day would begin to accrue.

Case: CE15100809

915 Northwest 9 Avenue
NEW MOUNT OLIVE MISSIONARY
BAPTIST CHURCH INC.

Service was via posting on the property on 12/22/15 and at City Hall on 1/7/16.

Andre Cross, Code Enforcement Officer, testified to the following violation:
9-280(h)(1)

THE CHAIN LINK FENCE SURROUNDING THE VACANT LOT IS
IN DISREPAIR. THERE ARE AREAS OF BENT AND LEANING
SUPPORT POST THAT HAVE CAUSED THE FENCE TO LEAN IN
AREAS.

Officer Cross presented photos of the property and the case file into evidence and recommended ordering compliance within 91 days or a fine of \$50 per day.

Ernest King, representative, said he thought the violation had been complied by removing part of the fence. Officer Cross advised Mr. King of the repairs that still needed to be done. Mr. King requested 91 days.

Ms. Flynn found in favor of the City and ordered compliance within 91 days or a fine of \$50 per day, would begin to accrue.

Case: CE15091918

1316 Southwest 18 Street
SEMINARA, ERIC R/LINDSEY C

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Frank Arrigoni, Building Inspector, testified to the following violations:
FBC(2014) 105.3.2.1

THE FOLLOWING PERMITS HAVE EXPIRED:
BUILDING PERMIT 02060693 (BEDROOM ADDITION)
ELECTRICAL PERMIT 02110656 (BEDROOM ADDITION)
BUILDING PERMIT 03071430 (FENCE)

FBC(2014) 110.6

APPROVAL REQUIRED. NO WORK SHALL BE DONE ON ANY PART OF A BUILDING OR STRUCTURE OR ANY, ELECTRICAL, MECHANICAL OR PLUMBING INSTALLATION BEYOND THE POINT INDICATED HEREIN ABOVE FOR EACH SUCCESSIVE INSPECTION UNTIL SUCH INSPECTION HAS BEEN MADE AND THE WORK APPROVED AND THE INSPECTOR HAS SO INDICATED ON THE PERMIT CARD OR AN INSPECTION RECORD PAD AT THE JOB SITE WHICH HAS BEEN APPROVED BY THE BUILDING OFFICIAL.

FBC(2014) 111.1.1

USE AND OCCUPANCY. NO BUILDING OR STRUCTURE SHALL BE USED OR OCCUPIED, AND NO CHANGE IN THE EXISTING OCCUPANCY CLASSIFICATION OF A BUILDING OR STRUCTURE OR NATURE OR USE OR PORTION THEREOF SHALL BE MADE UNTIL THE BUILDING OFFICIAL HAS ISSUED A CERTIFICATE OF OCCUPANCY THERE FOR AS PROVIDED HEREIN. SAID CERTIFICATE SHALL NOT BE ISSUED UNTIL ALL REQUIRED ELECTRICAL, GAS, MECHANICAL, PLUMBING AND FIRE PROTECTION SYSTEMS, AND PROVISIONS OF FFPC HAVE BEEN INSPECTED FOR COMPLIANCE WITH THE TECHNICAL CODES AND OTHER APPLICABLE LAWS AND ORDINANCES AND RELEASED BY THE BUILDING OFFICIAL. ISSUANCE OF A CERTIFICATE OF OCCUPANCY SHALL NOT BE CONSTRUED AS AN APPROVAL OF A VIOLATION OF THE PROVISIONS OF THIS CODE OR OF OTHER ORDINANCES OF THE JURISDICTION.

Inspector Arrigoni recommended ordering compliance within 42 days or a fine of \$50 per day, per violation.

Eric Seminara, owner, requested 90 days. He said he had purchased the property in August and was unaware of the severity of the violations.

Ms. Flynn found in favor of the City and ordered compliance within 56 days or a fine of \$50 per day, per violation would begin to accrue.

Case: CE15120576

401 N FtL Beach Boulevard
CAPRI HOTEL LLC

Service was via personal service on 12/28/15.

Captain Robert Kisarewich, Fire Inspector, testified to the following violations:
NFPA 1:10.4.4

THE FIRE ALARM SYSTEM HAS NOT BEEN TESTED, INSPECTED
AND/OR TAGGED IN ACCORDANCE WITH THE CODE.

F-111.1.3

THE SMOKE CONTROL SYSTEM HAS NOT BEEN CERTIFIED ANNUALLY
BY A BROWARD COUNTY LICENSED TEST AND BALANCE COMPANY.

Captain Kisarewich acknowledged this would be a lengthy process and recommended ordering compliance within 119 days or a fine of \$100 per day, per violation.

Sean Mitchell, engineering director, agreed.

Ms. Flynn found in favor of the City and ordered compliance within 119 days or a fine of \$100 per day, per violation would begin to accrue.

Case: CE15090435

1244 Northwest 7 Terrace
COLONEY MANAGEMENT INC.

Service was via posting on the property on 1/2/16 and at City Hall on 1/7/16.

Ingrid Gottlieb, Senior Code Enforcement Officer, testified to the following violations:
18-4(c)

THERE IS A TAN MERCURY WITH AN EXPIRED TAG, PARKED
AT THE PROPERTY.

9-280(b)

THERE ARE DOORS IN DISREPAIR, THAT ARE NOT WEATHERPROOF
AND WATERTIGHT. THERE ARE AREAS OF THE CEILING THAT ARE
DAMAGED.

9-308(a)

THE ROOF IS IN DISREPAIR. THERE IS EVIDENCE OF A
ROOF LEAK, WITH SEVERAL DAMAGED AREAS OF THE CEILING.

Complied:

18-12(a)

9-308(b)

9-304(b)

9-305(b)

25-4

Officer Gottlieb presented photos of the property and the case file into evidence and recommended ordering compliance with 18-4(c) within 10 day or a fine of \$100 per day and with the remaining violations within 42 days or a fine of \$50 per day, per violation.

Scott Coloney, owner, said he had already hired a roofer and the car would be removed within 10 days. He requested six weeks for 9-280(b) and 9-308(a).

Ms. Flynn found in favor of the City and ordered compliance with 18-4(c) within 10 day or a fine of \$100 per day and with the remaining violations within 42 days or a fine of \$50 per day, per violation would begin to accrue.

Case: CE15101623

3632 Southwest 22 Street
EVAN J SLATKIN REV LIV TR
LORENZO, YAQUELIN ET AL.

The property owner had requested an administrative hearing to appeal the violation.

Wanda Acquavella, Code Enforcement Officer, testified to the following violation:
24-7(b)

UNLAWFUL ACCUMULATION OF SOLID WASTE (RUBBISH, DEBRIS,
BUILDING MATERIALS, LITTER BULK TRASH, ETC.) ON THE
PROPERTY AND/OR SWALE CONSTITUTING A PUBLIC NUISANCE.

Officer Acquavella stated the property had been cited on 10/19/15, the trash remained on 10/21/15 and the City had removed it on 10/22/15.

Evan Slatkin, owner, said he had purchased the property in August 2015 and the prior owner had left personal property there. Mr. Slatkin had put the property out of the house on 9/1/15 for bulk pickup. After being cited, he had called the City and learned the material had not been picked up because the property did not have water service and the trash exceeded the allowed amounts. He had rented a truck and removed everything the following day and opened the water account. Mr. Slatkin had subsequently put tires out for collection but they still had spray paint on them from the previous citation and they had not been picked up. He displayed photos of the tires. He guessed that the tires had not been picked up because of the old spray paint that was used to indicate they were a violation.

Officer Acquavella said the tires were commercial and perhaps that was why they had not been picked up.

Ms. Flynn granted the appeal.

Case: CE15090707

6830 Northwest 22 Terrace
O'CONNOR, WILLIAM J & O'CONNOR, LINDA

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Frank Arrigoni, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMITS WERE LEFT TO EXPIRE AND THE POOL CONSTRUCTION WAS FINISHED AND TODAY IT REMAINS WORK WITHOUT PERMITS. IT IS A LIFE SAFETY VIOLATION DUE TO THE FACT THAT THE ELECTRICAL SYSTEM HASN'T BEEN FINALED AND THE CHILD BARRIERS HAVEN'T BEEN APPROVED TO COMPLY WITH THE FLORIDA CHILD PROTECTION ACT FS515.

BUILDING PERMIT #02080292 (INSTALL (100 X 6 FT)

WOOD FENCE (1) GATE)

BUILDING PERMIT #02041754 (INSTALL 16X32 POOL)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni recommended ordering compliance within 42 days or a fine of \$50 per day.

William O'Connor, owner, said a contractor had put up the fence. Mr. O'Connor had provided the City with an engineer's letter 14 years ago and thought the matter was closed. He stated the contractor had retired.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day would begin to accrue.

Case: CE15092330

3420 Davie Blvd

EMMANUEL BAPTIST CHURCH OF HOLINESS

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Jose Abin, Building Inspector, testified to the following violation:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMITS WERE LEFT TO EXPIRE:

BUILDING PERMIT # 09040565 (INTERIOR RENOVATIONS)

MECHANICAL PERMIT # 09040575 (NEW AC INSTALLATION
BP09040565)

PLUMBING PERMIT # 09040577 (PLUMBING FIXTURES ALT.
BP09040565)

PLUMBING PERMIT # 09060677 (RUN PIPE FOR ROOF DOWN
SPOUT)

PLUMBING PERMIT # 09070194 (INSTALL STORM DRAINAGE
FOR CHURCH REMODEL BP 09040565)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Inspector Abin recommended ordering permits to be renewed within 42 days or a fine of \$50 per day. If the permits were renewed within 42 days, a 180-day extension would be granted to pass final inspections.

Joshua Toussaint, owner, said the contractor had allowed the permit to expire and “run away.” He could not locate the contractor. He said only the plumbing work remained. Mr. Toussaint said he had visited the City many times to try to figure out how to resolve the violations.

Ms. Flynn found in favor of the City and ordered compliance within 63 days or a fine of \$50 per day would begin to accrue.

Case: CE15090884

327 Southwest 17 Street
COFER, DON

Service was via posting on the property on 12/17/15 and at City Hall on 1/7/16.

Jessika Epley, Code Enforcement Officer, testified to the following violations:
47-34.1.A.1-

THERE IS OUTSIDE STORAGE ON THE REAR YARD AND SIDE
YARD AT THIS PROPERTY. IT CONSISTS BUT IS NOT LIMITED TO
DOORS, PIPES, STEEL ITEMS, BUCKETS, CONSTRUCTION
MATERIALS, WOOD, AND OTHER NONDESCRIPT PILED UP ITEMS.

9-308(a)

THE ROOF AT THE BUILDING ON THIS PROPERTY IS IN
DISREPAIR. IT HAS MISSING TILES ON THE HOUSE AND
ON THE REAR STRUCTURE A BLUE TARP IS ATTACHED TO
THE ROOF.

Complied:
18-4(c)

Officer Epley presented photos of the property and the case file into evidence and recommended ordering compliance within 91 days or a fine of \$100 per day, per violation.

Don Cofer, owner, agreed.

Ms. Flynn found in favor of the City and ordered compliance within 91 days or a fine of \$100 per day, per violation would begin to accrue.

Case: CE15091399

1010 Southeast 20 Street
KARNAK-SOUTH INC.

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2014) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY
ESTABLISH BY THE BROWARD BOARD OF RULES AND
APPEALS FOR THE BUILDING SAFETY INSPECTION
PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED
WITH:
THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION
REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION
REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR
ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS
NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN
90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 154 days or a fine of \$100 per day.

Daniel Leckliter, manager, agreed.

Ms. Flynn found in favor of the City and ordered compliance within 154 days or a fine of \$100 per day would begin to accrue.

Case: CE15121390

1500 Northwest 6 Street
AL-MADI, ALI

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Jose Abin, Building Inspector, testified to the following violations:
9-259

ROOMING HOUSE IS UNFIT FOR HUMAN OCCUPANCY.
THE STRUCTURE IS DILAPIDATED, DAMAGED, DECAYED,
UNSANITARY, UNSAFE AND IT CREATES A SERIOUS HAZARD
TO THE HEALTH OR SAFETY OF THE OCCUPANTS OR THE PUBLIC.

THE STRUCTURE LACKS ILLUMINATION AND THE SANITARY FACILITIES ADEQUATE TO PROTECT THE HEALTH OR SAFETY OF THE OCCUPANTS OR OF THE PUBLIC. THE GENERAL CONDITION IS UNSANITARY, OR OTHERWISE DANGEROUS TO THE HEALTH OR SAFETY OF THE OCCUPANTS OR THE PUBLIC.

9-279.(a)

WHERE TEN (10) OR MORE PERSONS RESIDE WITHIN A HOTEL OR ROOMING HOUSE, SEPARATE FACILITIES CONSISTING OF ONE (1) FLUSH WATER CLOSET, LAVATORY BASIN AND BATHTUB OR SHOWER, IN GOOD WORKING CONDITION, SHALL BE PROVIDED FOR EACH SEX. ALL WATER CLOSETS, URINALS, BATHTUBS AND SHOWERS SHALL BE LOCATED IN A ROOM OR ROOMS WHICH AFFORD PRIVACY TO THE USER. COOKING FACILITIES SHALL NOT BE PERMITTED IN ANY HOTEL OR ROOMING UNIT.

Inspector Abin presented photos of the property and the case file into evidence and recommended ordering compliance within 28 days or a fine of \$500 per day, per violation.

Tarek Bahlawan, manager, reported there had been a fire in one of the rooms. He had been away when the citation came but when he returned he had begun working on the violations. He added that he was also awaiting the insurance adjuster.

Ms. Hasan stated there had been two fires at the property. She said Ms. Flynn could order additional remedies to bring the property into compliance and asked Ms. Flynn to give the City the option to demolish the property within 90 days if there was no progress.

Mr. Bahlawan said he needed to pull permits for some of the work and this would take longer than 90 days.

Ms. Flynn found in favor of the City and ordered compliance within 91 days or a fine of \$500 per day, per violation would begin to accrue and ordered the respondent to appear at the 2/18/16 hearing. If there was not sufficient progress at the next hearing, the property would be demolished.

Case: CE15090704

1717 North Andrews Avenue
NORTH ANDREWS UPTOWN VILLAGE LLC

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Frank Arrigoni, Building Inspector, testified to the following violations:
FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WERE LEFT TO EXPIRE AND THE WORK IS IN PROGRESS AND/OR COMPLETED. THIS IS A LIFE SAFETY HAZARD; WORK COMPLETED HASN'T PASSED THE FINAL INSPECTION TO COMPLY WITH THE FLORIDA BUILDING CODE REQUIREMENTS OF SECTION 110. AND IS DEEMED TO BE UNSAFE UNDER FLORIDA BUILDING CODE SECTION 116.2.1.3.1.:

PLUMBING PERMIT #03010920 (REPLACE SANITARY SEWER LINES UNDER BLDG AND SEWER)

ELECTRICAL PERMIT #02051890 (INSTALL FIRE ALARM SYSTEM COMMERCIAL)

BUILDING PERMIT #00062359 (INTERIOR ALTERATIONS LIBRARY & H/C TOILET)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni recommended ordering compliance within 42 days or a fine of \$50 per day.

Michael Ambrose, manager, requested more time because in order to close the permits, he needed to make electrical repairs and have the electric turned back on.

Ms. Flynn found in favor of the City and ordered compliance within 56 days or a fine of \$50 per day would begin to accrue.

Case: CE15101078

1637 Northwest 13 Street
CLARK, ALONZO

Service was via posting on the property on 12/2/15 and at City Hall on 1/7/16.

Wilson Quintero, Code Enforcement Officer, testified to the following violations:
26-129.(a)(4)

VEHICLES PARKING OBSTRUCTING THE SIDEWALK IMPEDING THE PEDESTRIAN MOVEMENT, CREATING A HAZARD TO THE HEALTH AND WELFARE OF THE COMMUNITY.

9-304(b)

THERE ARE VEHICLES/TRAILERS PARKED ON THE LAWN.

9-305(b)

THE LANDSCAPING IS NOT BEING MAINTAINED. THERE ARE AREAS OF MISSING GROUND COVER, WHERE THERE IS BARE DIRT.

Complied:
47-34.4 B.1.

Officer Quintero presented photos of the property and the case file into evidence and recommended ordering compliance within 42 days or a fine of \$25 per day, per violation.

Alonzo Clark, owner, said he was experiencing financial problems and the house was in foreclosure. He requested 45 days.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$25 per day, per violation would begin to accrue.

Case: CE15081475

2100 S OCEAN LN

POINT OF AMERICAS CONDO APTS INC.

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Frank Arrigoni, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WERE LEFT TO EXPIRE AND THE WORK IS IN PROGRESS AND/OR COMPLETED. THIS IS A LIFE SAFETY HAZARD; WORK COMPLETED HASN'T PASSED THE FINAL INSPECTION TO COMPLY WITH THE FLORIDA BUILDING CODE REQUIREMENTS OF SECTION 110. AND IS DEEMED TO BE UNSAFE UNDER FLORIDA BUILDING CODE SECTION 116.2.1.3.1.

ELECTRICAL PERMIT # 04120167 (EXTEND CONDUIT FOR 6 POOL LIGHTS)

MECHANICAL PERMIT # 04051671 (RICHMOND ROOM REPL CUST SUPPLIED 10 TON A/C)

MECHANICAL PERMIT # 04052410 (REPLACE 3 UNITS 5 TONS STORAGE ROOM)

BUILDING PERMIT # 05082143 (INSTALL PLANTERS, CABANAS, GAZEBOS, PERGOLA, GLASS)

MECHANICAL PERMIT # 07051258 (CONSTRUCT NEW A/C WELL)

ELECTRICAL PERMIT # 08101262 (ROOF TOP: DATA COMM WIRING)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni recommended ordering compliance within 42 days or a fine of \$50 per day.

Dennis Rudner, general manager, said they were working on resolving the violations and requested 60 days.

Ms. Flynn found in favor of the City and ordered compliance within 56 days or a fine of \$50 per day would begin to accrue.

Case: CE14100373

853 N FtL Beach Boulevard
LALWANI, JAMNA S

This case was first heard on 9/17/15 to comply by 10/15/15. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$4,850 fine, which would continue to accrue until the property was in compliance.

Frank Arrigoni, Building Inspector, confirmed the property was not in compliance.

Narain Lalwani, owner, said he had applied for the permit in 2000 and was surprised to receive the citation. He said he had already applied for the new permit.

Ms. Flynn granted a 28-day extension, during which time no fines would accrue.

Case: CE15081784

846 Northwest 4 Avenue
VALCOURT, HUGUETTE EST

This case was first heard on 10/15/15 to comply by 10/25/15. Violations and extensions were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$4,350 fine, which would continue to accrue until the property was in compliance.

Andre Cross, Code Enforcement Officer, said there were constantly derelict vehicles on this property and it was not being maintained.

Dieydonne Lubin, tenant, said he had a shop but sometimes left a car here for one or two days. One car had sat for two months because the insurance had lapsed. Ms. Flynn advised Mr. Lubin to either register the cars or remove them.

Ms. Flynn granted a 14-day extension, during which time no fines would accrue.

Case: CE15082329

1242 Northwest 3 Avenue
MARTIN, STEVEN M H/E MUNOZ, EMILIO

This case was first heard on 10/15/15 to comply by 10/29/15. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$12,450 fine, which would continue to accrue until the property was in compliance.

Ingrid Gottlieb, Senior Code Enforcement Officer, said the property had recently changed owners and the new owners had begun bringing the property into compliance.

Lori Loughman, owner's representative, needed to confirm with Officer Gottlieb what remained in violation at the property. Mr. Flynn heard other cases while they conferred. Upon returning to the case, Officer Gottlieb recommended a 14-day extension for 18-12(a) and a 42-day extension for 9-304(b) and 9-305(b).

Ms. Flynn granted a 14-day extension for 18-12(a) and a 42-day extension for 9-304(b) and 9-305(b), during which time no fines would accrue.

Case: CE15062098

201 Southwest 11 Avenue
PHD 201-11 LLC
Service was via posting on the property on 1/2/16 and at City Hall on 1/7/16.

Linda Holloway, Code Enforcement Officer, testified to the following violations:
9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. THE PAINT HAS BECOME STAINED, DIRTY, HAVE HOLES, ROTTED WOOD ON THE FASCIA AND STRUCTURE AND MISSING/CHIPPING PAINT. STRUCTURAL PARTS INCLUDING FASCIA, SOFFITS AND BALCONIES HAVE LOOSE MATERIALS AND NEED TO BE PATCHED AND/OR RESURFACED TO MATCH EXISTING COLOR.

9-313(a)

HOUSE NUMBERS ARE NOT VISIBLE OR DISPLAYED ON THIS PROPERTY.

Officer Holloway presented photos of the property and the case file into evidence. She said the owner had submitted an application for demolition and recommended ordering compliance within 182 days or a fine of \$50 per day, per violation.

Lisa Laird, CFO, agreed.

Ms. Flynn found in favor of the City and ordered compliance within 182 days or a fine of \$50 per day, per violation would begin to accrue.

Case: CE15091651

953 Northwest 53 Street
961 Northwest 53 LLC

Service was via posting on the property on 1/9/16 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2014) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY
ESTABLISH BY THE BROWARD BOARD OF RULES AND
APPEALS FOR THE BUILDING SAFETY INSPECTION
PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED
WITH:
THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION
REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION
REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR
ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS
NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN
90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 42 days or a fine of \$100 per day.

Julio Rodriguez, manager, agreed.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$100 per day would begin to accrue.

Case: CE15100089

100 S Birch Rd # 2802
OLSON, JEFF

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Jose Abin, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMITS WERE LEFT TO EXPIRE:
BUILDING PERMIT # 11021014 (# 2802 INTERIOR REMODEL)
ELECTRICAL PERMIT # 11021018 (#2802 ELECTRIC FOR
REMODEL BP11021014)
PLUMBING PERMIT # 11021019 (#2802 PLACE
FIXTURES BP11021014)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Inspector Abin recommended ordering permits to be renewed within 42 days or a fine of \$100 per day. If the permits were renewed within 42 days, a 180-day extension would be granted to pass final inspections.

Eric Martinez, contractor, said he had been hired on 1/13 to reopen the permits. He agreed to comply within 42 days.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$100 per day would begin to accrue.

Case: CE15092338

1410 Northwest 13 Court
MUNSON, CHIQUITA

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Jose Abin, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMITS WERE LEFT TO EXPIRE:
BUILDING PERMIT # 08050737 (ENCLOSE SCREEN PATIO
CONVERT TO STUDY/DEN & BATHROOM)
PLUMBING PERMIT # 09050335 (PLUMBING FOR PATIO
SCREEN ENCLOSURE & ADDITION)
ELECTRICAL PERMIT # 09050338 (ELECTRICAL FOR
SCREEN ROOM ENCLOSURE & ADDITION)
BUILDING PERMIT # 09050339 (NEW FLAT ROOF 500 SF
FOR ADDITION)
MECHANICAL PERMIT # 09070664 (INSTALL 1 EXHAUST
FAN IN BATHROOM OF SFR ADDITION)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Inspector Abin recommended ordering permits to be renewed within 42 days or a fine of \$100 per day. If the permits were renewed within 42 days, a 180-day extension would be granted to pass final inspections.

Chiquita Munson, owner, requested more than 42 days because she had been experiencing financial issues.

Ms. Flynn found in favor of the City and ordered compliance within 56 days or a fine of \$100 per day would begin to accrue.

Case: CE15072434

Request for extension

17 S FtL Beach Boulevard
THOR GALLERY AT BEACH PLACE LLC

This case was first heard on 11/5/15 to comply by 12/17/15. Violations were as noted in the agenda. The property was not in compliance and fines had accrued to \$1,700.

Frank Arrigoni, Building Inspector, recommended a 56-day extension.

Abel Gonzalez, expediter, agreed.

Ms. Flynn granted a 56-day extension, during which time no fines would accrue.

Case: CE15100480

1315 Northwest 2 Street
TANGO VILLAGE LLC

Service was via posting on the property on 12/28/15 and at City Hall on 1/7/16.

Andre Cross, Code Enforcement Officer, testified to the following violations:

9-276(c)(3)

THERE IS EVIDENCE OF RAT DROPPINGS IN THE ATTIC OF
THE ABOVE PROPERTY IN NEED OF PROFESSIONAL
EXTERMINATING.

9-308(a)

THERE IS EVIDENCE OF A ROOF LEAK THAT HAS CAUSED
THE CEILING TO BECOME MILDEW STAINED IN NEED OF REPAIR.

Officer Cross presented photos of the property and the case file into evidence and recommended ordering compliance within 14 days or a fine of \$50 per day, per violation.

Maria Marriott, property manager, said they were in the process of evicting the tenant, who had hampered access to the property. She confirmed that the roof had been repaired and there were no rodents on the property. Ms. Marriott requested two weeks.

Ms. Flynn found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day, per violation would begin to accrue.

Case: CE15082268

3151 Northwest 66 Street
GANGEMI, JUSTIN MARK D HUNT CUST

Service was via posting on the property on 12/9/15 and at City Hall on 1/7/16.

Mary Rich, Code Enforcement Officer, testified to the following violation:
9-308(b)

THE ROOF ON THIS OCCUPIED DWELLING IS STAINED WITH DIRT.

Complied:

18-12(a)

9-306

Officer Rich presented photos of the property and the case file into evidence and recommended ordering compliance within 28 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 28 days or a fine of \$100 per day would begin to accrue.

Case: CE15070730

427 Northwest 20 Avenue
JONES, CARL III & ROBINSON, VICKY ROLAX

Service was via posting on the property on 12/18/15 and at City Hall on 1/7/16.

Leonard Champagne, Senior Code Enforcement Officer, testified to the following violations:

9-305(b)

LANDSCAPING IS NOT MAINTAINED. THERE IS MISSING
AND/OR BARE AREAS OF LAWN COVER.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED.
THE PAINT HAS BECOME STAINED. STRUCTURAL PARTS INCLUDING
FASCIA AND SOFFITS ARE ROTTED HAVE LOOSE MATERIALS AND

NEED TO BE REPAIRED, REPLACED, PATCHED AND/OR RESURFACED
TO MATCH EXISTING COLOR.

Officer Champagne presented photos of the property and the case file into evidence and recommended ordering compliance within 21 days or a fine of \$50 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 21 days or a fine of \$50 per day, per violation would begin to accrue.

Case: CE15092001

1800 Southeast 24 Avenue
FISSETTE, GARY A EST

Service was via posting on the property on 12/31/15 and at City Hall on 1/7/16.

Jessika Epley, Code Enforcement Officer, testified to the following violations:

9-305(a)

THE LANDSCAPE ON THE SWALE AREA HAS BECOME
OVERGROWN ENCROACHING ONTO THE SIDEWALK AND
SPILLING ONTO THE STREET. THE LANDSCAPE IN THIS
CONDITION IS HINDERING THE SAFE AND CONVENIENT
VEHICULAR OR PEDESTRIAN MOVEMENT IN THE RIGHT OF Way .

9-308(b)

THE ROOF HAS NOT BEEN MAINTAINED IN A CLEAN CONDITION. THE
ROOF IS LITTERED WITH LEAVES AND DEBRIS FROM NEARBY TREES.

Officer Epley presented photos of the property and the case file into evidence and recommended ordering compliance within 21 days or a fine of \$100 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 21 days or a fine of \$100 per day, per violation would begin to accrue.

Case: CE15101267

501 Southeast 17 Street
HS 17 STREET LLC

Service was via posting on the property on 12/30/15 and at City Hall on 1/7/16.

Jessika Epley, Code Enforcement Officer, testified to the following violations:

18-12(a)

VACANT LOT HAS NOT BEEN MAINTAINED. THERE IS AN
ACCUMULATION OF UNTENDED GROWTH OF WEEDS; THERE IS
RUBBISH AND TRASH SCATTERING THE GROUNDS. THE

OWNER OF THIS LARGE VACANT LOT HAS ALLOWED THIS PROPERTY TO BE MAINTAINED IN SUCH A MANNER THAT IT THREATENS AND ENDANGERS THE PUBLIC HEALTH AND SAFETY AND ADVERSELY AFFECTS THE ECONOMIC WELFARE OF ALL ADJACENT PROPERTIES.

47-34.1.A.1.

THIS VACANT LOT IS BEING USED FOR STAGING AND STORING OF CONSTRUCTION TRUCKS AND TRAILERS IN A R-0 ZONING DISTRICT. THIS IS A NON-PERMITTED USE PER SECTION 47-5.60, LIST OF PERMITTED AND CONDITIONAL USES. PER SECTION 47-34.2.B IT SHALL BE UNLAWFUL TO USE ANY PROPERTY WITHIN THE CITY IN VIOLATION OF THE REQUIREMENTS OF THE ULDR. SECTION 47-1.14.B.5 PROVIDES THAT A PROHIBITED USE IS ANY USE WHICH IS NOT LISTED AS A PERMITTED, CONDITIONAL OR ACCESSORY USE IN A ZONING DISTRICT, AND WHICH IS NOT SUBSTANTIALLY SIMILAR TO THOSE LISTED AS A PERMITTED, CONDITIONAL OR ACCESSORY USE IN THAT ZONING DISTRICT.

9-304(b)

THERE ARE SEMI TRUCKS AND TRAILERS PARKING AND BEING STORED AT THIS VACANT LOT. CONSTANT PARKING OF ALL THIS VEHICLES HAS KILLED ALL LIVING GROUND COVER; SOME AREAS HAVE DEEP GROVES ON THE DIRT AND SAND.

Officer Epley presented photos of the property and the case file into evidence and recommended ordering compliance within 63 days or a fine of \$100 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day, per violation would begin to accrue.

Case: CE15072313

1707 Northwest 9 Street
ALPI CONSTRUCTION LLC

Service was via posting on the property on 1/2/16 and at City Hall on 1/7/16.

Deanglis Gibson, Code Enforcement Officer, testified to the following violations:

9-305(b)

THERE IS MISSING GROUND COVER ON THE PROPERTY OR SWALE.

18-7(b)

THE BUILDING ON THIS PROPERTY IS BOARDED WITHOUT A BOARD-UP CERTIFICATE.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. THE PAINT HAS BECOME STAINED. STRUCTURAL PARTS INCLUDING FASCIA, SOFFITS AND BALCONIES HAVE LOOSE MATERIALS AND NEED TO BE PATCHED AND/OR RESURFACED TO MATCH EXISTING COLOR.

Officer Gibson presented photos of the property and the case file into evidence and recommended ordering compliance within 21 days or a fine of \$25 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 21 days or a fine of \$25 per day, per violation would begin to accrue.

Case: CE15090052

811 Southwest 28 Avenue
KEATON, MICHELE & WALDEN, JOHN

Service was via posting on the property on 1/5/16 and at City Hall on 1/7/16.

Deanglis Gibson, Code Enforcement Officer, testified to the following violations:

9-280(b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT MAINTAINED.

9-279(g)

THERE ARE LEAKS UNDER THE KITCHEN SINK AND THE FAUCET IS NOT OPERATING PROPERLY

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. THE PAINT HAS BECOME STAINED. STRUCTURAL PARTS INCLUDING FASCIA, SOFFITS AND BALCONIES HAVE LOOSE MATERIALS AND NEED TO BE PATCHED AND/OR RESURFACED TO MATCH EXISTING COLOR.

47-19.5.E.

THERE IS FENCING IN DISREPAIR

Officer Gibson presented photos of the property and the case file into evidence and recommended ordering compliance within 21 days or a fine of \$25 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 21 days or a fine of \$25 per day, per violation would begin to accrue.

Case: CE15102066

4820 North Federal Highway
FRAM FED FOUR INC

Service was via posting on the property on 1/2/16 and at City Hall on 1/7/16.

Ingrid Gottlieb, Senior Code Enforcement Officer, testified to the following violation:
47-22.9.

THERE ARE SEVERAL SIGNS AT THIS SHOPPING CENTER, THAT DO NOT HAVE THE REQUIRED PERMITS. THIS IS A RECURRING VIOLATION OF CASE NUMBERS CT13061960, CT13061053, AND CT13061053. THE CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE, EVEN IF THE VIOLATION IS BROUGHT INTO COMPLIANCE PRIOR TO THE HEARING.

Officer Gottlieb presented photos of the property and the case file into evidence and recommended ordering compliance within 14 days or a fine of \$50 per day.

Ms. Flynn found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day would begin to accrue.

Case: CE15111338

1225 Bayview Drive
CHEELEY, MARK O

Service was via posting on the property on 12/23/15 and at City Hall on 1/7/16.

Ingrid Gottlieb, Senior Code Enforcement Officer, testified to the following violation:
47-34.1.A.1.

THERE ARE BOX TRAILERS BEING STORED AT THIS RS-4.4 ZONED RESIDENTIAL PROPERTY. PER TABLE 47-5.10, THIS IS NOT A PERMITTED USE IN THIS ZONING. THIS IS A RECURRING VIOLATION OF CASE # CE15070627. THIS CASE WILL BE PRESENTED TO THE SPECIAL MAGISTRATE, EVEN IF THE VIOLATION IS BROUGHT INTO COMPLIANCE PRIOR TO THE HEARING.

Officer Gottlieb presented photos of the property and the case file into evidence and recommended ordering compliance within 14 days or a fine of \$50 per day.

Ms. Flynn found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day would begin to accrue.

Case: CE15091709

912 Southwest 22 Street
SCHMUNK, DOREEN M

Service was via posting on the property on 12/23/15 and at City Hall on 1/7/16.

Mark Campbell, Code Enforcement Officer testified to the following violations:
9-306

THE EXTERIOR OF THIS STRUCTURE HAS AREAS OF
STAINED, MISSING, OR PEELING PAINT.

9-308(b)

THE ROOF IS DIRTY AND DISCOLORED. ROOFS SHALL BE
MAINTAINED IN A CLEAN CONDITION AND KEPT FREE OF
TRASH, DEBRIS OR ANY OTHER ELEMENT WHICH IS NOT A
PERMANENT PART OR A FUNCTIONAL ELEMENT OF THE BUILDING.

Officer Campbell presented photos of the property and the case file into evidence and recommended ordering compliance within 42 days or a fine of \$75 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$75 per day, per violation would begin to accrue.

Case: CE15031283

415 Northwest 7 Street
TRUST NO 413-415 LAND TRUST SERVICE CORP TRSTEE

Service was via posting on the property on 12/23/15 and at City Hall on 1/7/16.

Andre Cross, Code Enforcement Officer, testified to the following violation:
18-4(c)

THERE ARE SEVERAL DERELICT VEHICLES STORED ON THE
VACANT PROPERTY.

Officer Cross presented photos of the property and the case file into evidence and recommended ordering compliance within 10 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day would begin to accrue.

Case: CE15090841

1500 Northwest 7 Street
STARWOOD WAYPOINT TRS LLC

Service was via posting on the property on 12/23/15 and at City Hall on 1/7/16.

Andre Cross, Code Enforcement Officer, testified to the following violations:
18-7(b)

THE PROPERTY IS BOARDED WITHOUT FIRST OBTAINING A
BOARD-UP CERTIFICATE.

47-21.8.A.

THERE ARE AREAS OF DEAD AND MISSING GROUND COVER
NOT MAINTAINED.

Officer Cross presented photos of the property and the case file into evidence and recommended ordering compliance within 35 days or a fine of \$50 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$50 per day, per violation would begin to accrue.

Case: CE15100984

422 Northwest 7 Terrace
WALKER, IRIS

Service was via posting on the property on 12/23/15 and at City Hall on 1/7/16.

Andre Cross, Code Enforcement Officer, testified to the following violation:
9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN
MAINTAINED. THE PAINT HAS BECOME STAINED.
STRUCTURAL PARTS INCLUDING FASCIA, SOFFITS AND
BALCONIES HAVE LOOSE MATERIALS AND NEED TO BE
PATCHED AND/OR RESURFACED TO MATCH EXISTING COLOR.

Officer Cross presented photos of the property and the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day would begin to accrue.

Case: CE15101237

1801 Northwest 24 Terrace
BURKE, WILLIE MAE EST

Service was via posting on the property on 12/2/15 and at City Hall on 1/7/16.

Wilson Quintero, Code Enforcement Officer, testified to the following violations:
9-280(b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT
MAINTAINED INCLUDING BUT NOT LIMITED TO WINDOWS

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. THE PAINT HAS BECOME DIRTY AND STAINED.

9-279(f)

PROPERTY OCCUPIED WITHOUT WATER SERVICE, ALL PLUMBING FIXTURES SHALL BE PROPERLY CONNECTED TO THE WATER AND SEWER SYSTEMS OF THE CITY.

Officer Quintero presented photos of the property and the case file into evidence and recommended ordering compliance with 9-279(f) within 14 days or a fine of \$100 per day and with the remaining violations within 28 days or a fine of \$25 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance with 9-279(f) within 14 days or a fine of \$100 per day and with the remaining violations within 28 days or a fine of \$25 per day, per violation would begin to accrue.

Case: CE15102137

1530 Northwest 14 Court

CUMMINGS, PHILLIP % CHARLES BERNETT

Personal Service was made to the owner on 12/14/15. Service was also via posting at City Hall on 1/7/16.

Wilson Quintero, Code Enforcement Officer, testified to the following violations:

47-34.1.A.1.

THIS RESIDENTIAL PROPERTY, ZONED RS-8, IS BEING USED FOR THE PURPOSE OF OUTDOOR STORAGE INCLUDING, BUT NOT LIMITED TO, STORAGE OF CONSTRUCTION EQUIPMENT, COMMERCIAL TRUCKS AND MATERIALS. OUTDOOR STORAGE IS NOT WITHIN THE PERMITTED USE FOR PROPERTIES ON THIS ZONE AREAS PER ULDR TABLE

47-5.11.

47-34.4 B.1.

THERE ARE COMMERCIAL TRUCKS PARKED/STORED ON THIS RESIDENTIAL DWELLING BETWEEN THE HOURS OF 9:00 P.M. AND 6:00 A.M.

47-20.20.H.

THE PARKING LOT ON THIS RESIDENTIAL DWELLING IS NOT MAINTAINED, THERE ARE AREAS WITH POTHOLES.

Complied:

18-4(c)

9-304(b)

Officer Quintero presented photos of the property and the case file into evidence and recommended ordering compliance within 28 days or a fine of \$100 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 28 days or a fine of \$100 per day, per violation would begin to accrue.

Case: CE15102131

1525 Northwest 18 Court
MORRIS, JOHN W EST

Service was via posting on the property on 12/2/15 and at City Hall on 1/7/16.

Wilson Quintero, Code Enforcement Officer, testified to the following violation:
9-306

THERE IS GRAFFITI ON THE EXTERIOR WALLS OF THIS
BUILDING, INCLUDING BUT NOT LIMITED THE CARPORT'S WALL.

Officer Quintero presented photos of the property and the case file into evidence and recommended ordering compliance within 35 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$100 per day would begin to accrue.

Case: CE15100212

2401 Northwest 21 Avenue
STEELE, WILLIE & STEELE, LULA MAE

Violations:

BCZ 39-133.(e)(3)

THE CONCRETE SCREENING WALL IN THE REAR OF THE PROPERTY
IS STAINED/DIRTY AND IN NEED OF MAINTENANCE ON BOTH SIDES.

BCZ 39-217(f)

THE PARKING LOT ON THIS COMMERCIAL DWELLING IS NOT
MAINTAINED, THERE ARE AREAS WITH POTHOLES,
WHEEL STOPS IN DISREPAIR, LOOSE AND/OR MISSING,
STRIPING SURFACE MARKINGS ARE MISSING AND/OR FADING.

The City had a stipulated agreement with the owner to comply within 35 days or a fine of \$50 per day, per violation. The City was requesting a finding of fact and approval of the stipulated agreement.

Ms. Flynn found in favor of the City, approved the stipulated agreement and ordered compliance within 35 days or a fine of \$50 per day, per violation would begin to accrue.

Case: CE15110756

1835 Lauderdale Manors Drive
HARRISON, JEREMY

Service was via posting on the property on 12/2/15 and at City Hall on 1/7/16.

Wilson Quintero, Code Enforcement Officer, testified to the following violations:

9-280(f)

DWELLING OCCUPIED WITHOUT CITY WATER SERVICE. ALL PLUMBING FIXTURES SHALL BE PROPERLY CONNECTED TO THE WATER AND SEWER SYSTEMS OF THE CITY.

9-280(g)

PROPERTY OCCUPIED WITHOUT ELECTRICAL SERVICE, THERE ARE ELECTRICAL WIRES BYPASS AND EXPOSED ON THE OUTDOOR ELECTRICAL METER BOX ON THIS STRUCTURE, AND LACKS THE REQUIRED COVER, ALLOWING FOR EXPOSURE TO THE ELEMENTS, AND CREATING A FIRE, HEALTH AND SAFETY HAZARD TO THE COMMUNITY.

9-280(b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT MAINTAINED, INCLUDING BUT NOT LIMITED TO WINDOW WITH BROKEN PANE.

Officer Quintero presented photos of the property and the case file into evidence and recommended ordering compliance within 14 days or a fine of \$100 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 14 days or a fine of \$100 per day, per violation would begin to accrue.

Case: CE15120584

204 Southwest 14 Street
CARNEY, MARIA ANN
BERBET, THERESA & CARNEY, P JR

Service was via posting on the property on 12/25/15 and at City Hall on 1/7/16.

Captain Robert Kisarewich, Fire Inspector, testified to the following violation:

NFPA 1:1.12.1

WORK REQUIRES A PERMIT.

Complied:

NFPA 1:13.6.9.3.1.1.1

NFPA 1:13.6.8.1.3.8.1

Captain Kisarewich recommended ordering compliance within 91 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 91 days or a fine of \$100 per day would begin to accrue.

Case: CE15100304

911 Southwest 15 Terrace
BUGARIN, ROSALINDA

Service was via posting on the property on 1/2/16 and at City Hall on 1/7/16.

Linda Holloway, Code Enforcement Officer, testified to the following violations:

9-280(b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT MAINTAINED, INCLUDING BUT NOT LIMITED TO WINDOWS THAT ARE DAMAGED AND IN DISREPAIR OR BOARDED.

9-280(d)

THERE ARE PAVERS ON THE PROPERTY THAT ARE UNEVEN AND PRESENT AN UNSAFE TRIPPING HAZARD AS A RESULT OF THE SAND UNDERNEATH NOT BEING WELL-GRADED.

9-304(b)

THE GRAVEL DRIVEWAY IS NOT BEING MAINTAINED. THE DRIVEWAY IS NOT WELL GRADED AND DUST FREE. THERE IS GRASS AND WEEDS GROWING THROUGH THE GRAVEL AND THERE ARE AREAS OF THE GRAVEL DRIVEWAY THAT ARE MISSING OR WORN THROUGH.

9-308(a)

ROOF IS NOT IN GOOD REPAIR AND IS NOT WEATHER OR WATERTIGHT. THE ROOF AT THIS OCCUPIED BUILDING IS NOT WATERTIGHT. WATER LEAKS HAVE CAUSED THE CEILING TO COLLAPSE IN THE UTILITY ROOMS.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. THE PAINT HAS BECOME DISCOLORED, MISMATCHED AND HAS AREAS OF MISSING/CHIPPING PAINT. STRUCTURAL PARTS INCLUDING FASCIA AND SOFFITS ARE DIRTY/STAINED, RUSTED, HAS ROTTED WOOD, HAS AREAS OF MISSING PAINT AND LOOSE MATERIALS AND NEED TO BE PATCHED AND OR RESURFACING, MATCHING EXISTING COLOR.

Officer Holloway presented photos of the property and the case file into evidence and recommended ordering compliance within 49 days or a fine of \$25 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 49 days or a fine of \$25 per day, per violation would begin to accrue.

Case: CE15110784

911 Southwest 15 Terrace
BUGARIN, ROSALINDA

Service was via posting on the property on 1/2/16 and at City Hall on 1/7/16.

Linda Holloway, Code Enforcement Officer, testified to the following violation:
18-12(a)

THERE IS TRASH AND DEBRIS ON THIS PROPERTY.

Officer Holloway presented photos of the property and the case file into evidence and recommended ordering compliance within 10 days or a fine of \$50 per day.

Ms. Flynn found in favor of the City and ordered compliance within 10 days or a fine of \$50 per day would begin to accrue.

Case: CE15110444

501 South Andrews Avenue
OCITA PROPERTIES

Service was via posting on the property on 1/5/16 and at City Hall on 1/7/16.

Linda Holloway, Code Enforcement Officer, testified to the following violation:
9-280(h)(1)

THERE ARE TWO FENCES IN DISREPAIR. THERE IS A WOOD
FENCE THAT HAS BROKEN AND MISSING WOOD SLATS.
THERE IS A CONCRETE LOUVER FENCE THAT IS STAINED
AND DIRTY AND HAS MISSING PANELS.

Officer Holloway presented photos of the property and the case file into evidence and recommended ordering compliance within 28 days or a fine of \$25 per day.

Ms. Flynn found in favor of the City and ordered compliance within 28 days or a fine of \$25 per day would begin to accrue.

Case: CE14100403

1239 Northeast 2 Avenue
OSHU 2 LLC

Service was via posting on the property on 1/7/16 and at City Hall on 1/7/16.

Frank Arrigoni, Building Inspector, testified to the following violations:

FBC(2010) 105.11.2.1

MECHANICAL PERMIT # 12121621 WAS LEFT TO EXPIRE.

FBC(2010) 110.9

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVER-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni recommended ordering compliance within 42 days or a fine of \$50 per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day would begin to accrue.

Case: CE15090897

4545 North Federal Highway
ATLANTIC SHORES HOSPITAL LLC

Service was via posting on the property on 1/7/16 and at City Hall on 1/7/16.

Frank Arrigoni, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WERE LEFT TO EXPIRE AND
THE WORK IS IN PROGRESS AND/OR COMPLETED. THIS IS
A LIFE SAFETY HAZARD; WORK COMPLETED HASN'T PASSED
THE FINAL INSPECTION TO COMPLY WITH THE FLORIDA
BUILDING CODE REQUIREMENTS OF SECTION 110. AND IS
DEEMED TO BE UNSAFE UNDER FLORIDA BUILDING CODE
SECTION 116.2.1.3.1.:

ELECTRICAL PERMIT #02071987 (TEMPORARY SERVICE CHANGE)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni recommended ordering compliance within 42 days or a fine of \$50 per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day would begin to accrue.

Case: CE15091012

6721 Northwest 15 Avenue
SOUTHERN BELL TEL & TEL CO TAX ADMIN OFF
% BELL SOUTH CORP

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Frank Arrigoni, Building Inspector, testified to the following violations:
FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WERE LEFT TO EXPIRE AND
THE WORK IS IN PROGRESS AND/OR COMPLETED. THIS IS
A LIFE SAFETY HAZARD; WORK COMPLETED HASN'T PASSED
THE FINAL INSPECTION TO COMPLY WITH THE FLORIDA
BUILDING CODE REQUIREMENTS OF SECTION 110. AND IS
DEEMED TO BE UNSAFE UNDER FLORIDA BUILDING CODE
SECTION 116.2.1.3.1.:
ELECTRICAL PERMIT #02080109 (HOOKUP CUSTOMER
SUPPLIED GENERATOR)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni recommended ordering compliance within 42 days or a fine of \$50
per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of
\$50 per day would begin to accrue.

Case: CE15091232

2230 Northeast 62 Court
AVERY, JOHN F

Service was via posting on the property on 1/7/16 and at City Hall on 1/7/16.

Frank Arrigoni, Building Inspector, testified to the following violations:
FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WERE LEFT TO EXPIRE AND
THE WORK IS IN PROGRESS AND/OR COMPLETED. THIS IS
A LIFE SAFETY HAZARD; WORK COMPLETED HASN'T PASSED
THE FINAL INSPECTION TO COMPLY WITH THE FLORIDA
BUILDING CODE REQUIREMENTS OF SECTION 110. AND IS
DEEMED TO BE UNSAFE UNDER FLORIDA BUILDING CODE
SECTION 116.2.1.3.1.:

BUILDING PERMIT #01080969 (INSTALL CONCRETE PATIO
AROUND POOL)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni recommended ordering compliance within 42 days or a fine of \$50
per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of
\$50 per day would begin to accrue.

Case: CE15091285

1660 S STATE ROAD 7
GUNTHER MOTOR CO OF PLANTATION INC

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Frank Arrigoni, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMITS WERE LEFT TO EXPIRE:
BUILDING PERMIT # 00020391 (NEW COMMERCIAL 2 STRY
SERVICE BLDG "GUNTHER MTR")
PLUMBING PERMIT # 01060925 (INSTALL FIRE
SPRINKLERS IN SERVICE WRITE UP BOOTH)
BUILDING PERMIT # 02030867 (INSTALL ILLUMINATED
CABINET(KIA PARTS & SERVICE))
BUILDING PERMIT # 04050077 (2-ILLUM WALL SIGNS
(KIA & SERVICE))
MECHANICAL PERMIT # 06050684 (install 3 ton a/c unit)
MECHANICAL PERMIT # 07060611 (5 ton a/c change
out+ repl 2 roof stands; bp)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Withdrawn:

FBC(2014) 111.1.1

Inspector Arrigoni recommended ordering compliance within 42 days or a fine of \$50
per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day would begin to accrue.

Case: CE15091386

1431 North Federal Highway
VEGANESE LLC

Service was via posting on the property on 1/7/16 and at City Hall on 1/7/16.

Frank Arrigoni, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WERE LEFT TO EXPIRE AND THE WORK IS IN PROGRESS AND/OR COMPLETED. THIS IS A LIFE SAFETY HAZARD; WORK COMPLETED HASN'T PASSED THE FINAL INSPECTION TO COMPLY WITH THE FLORIDA BUILDING CODE REQUIREMENTS OF SECTION 110. AND IS DEEMED TO BE UNSAFE UNDER FLORIDA BUILDING CODE SECTION 116.2.1.3.1.:

MECHANICAL PERMIT #02090492 ((4) HOODS TOTAL 45 FEET (4) EXHAUSTS (2) SUP FANS)

BUILDING PERMIT #01010084 (NEW WALL SIGN/ELEC, FACE CHGE EXIST POLE SIGN)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni recommended ordering compliance within 42 days or a fine of \$50 per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day would begin to accrue.

Case: CE15091890

841 N FtL Beach Boulevard
845 NORTH ATLANTIC BLVD LLC

Service was via posting on the property on 1/7/16 and at City Hall on 1/7/16.

Frank Arrigoni, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WERE LEFT TO EXPIRE AND THE WORK IS IN PROGRESS AND/OR COMPLETED. THIS IS A LIFE SAFETY HAZARD; WORK COMPLETED HASN'T PASSED

THE FINAL INSPECTION TO COMPLY WITH THE FLORIDA BUILDING CODE REQUIREMENTS OF SECTION 110. AND IS DEEMED TO BE UNSAFE UNDER FLORIDA BUILDING CODE SECTION 116.2.1.3.1.:

BUILDING PERMIT #10071636 (REINFORCE FOOTERS, STEEL AND CONCRETE COLUMNS AND)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni recommended ordering compliance within 42 days or a fine of \$50 per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day would begin to accrue.

Case: CE15091891

921 Northeast 16 Terrace
COMMUNITY 8 PROPERTIES LLC

Service was via posting on the property on 1/7/16 and at City Hall on 1/7/16.

Frank Arrigoni, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WERE LEFT TO EXPIRE AND THE WORK IS IN PROGRESS AND/OR COMPLETED. THIS IS A LIFE SAFETY HAZARD; WORK COMPLETED HASN'T PASSED THE FINAL INSPECTION TO COMPLY WITH THE FLORIDA BUILDING CODE REQUIREMENTS OF SECTION 110. AND IS DEEMED TO BE UNSAFE UNDER FLORIDA BUILDING CODE SECTION 116.2.1.3.1.:

ELECTRICAL PERMIT #14082461 (INSPECTION TO RESTORE POWER)

ELECTRICAL PERMIT #02100622 (ELECTRIC REMODEL OF COTTAGE #3)

PLUMBING PERMIT #02091871 (PLUMBING TO REMODEL AND REPIPE)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni recommended ordering compliance within 42 days or a fine of \$50 per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day would begin to accrue.

Case: CE15091896

5911 Northeast 15 Avenue
BERGSTROM, AMY H/E ARNES, DARREN B ET

Service was via posting on the property on 1/7/16 and at City Hall on 1/7/16.

Frank Arrigoni, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMITS WERE LEFT TO EXPIRE AND THE POOL CONSTRUCTION WAS FINISHED AND TODAY IT REMAINS WORK WITHOUT PERMITS. IT IS A LIFE SAFETY VIOLATION DUE TO THE FACT THAT THE ELECTRICAL SYSTEM HASN'T BEEN FINALED AND THE CHILD BARRIERS HAVEN'T BEEN APPROVED TO COMPLY WITH THE FLORIDA CHILD PROTECTION ACT FS515.

BUILDING PERMIT #02091401 (4' X 145' CHAIN LINK FENCE WITH 3 SELF LATCH GATES)

BUILDING PERMIT #02091396 (SWIMMING POOL WITH CONCRETE DECK 708SF SFR)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni recommended ordering compliance within 42 days or a fine of \$50 per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day would begin to accrue.

Case: CE15061108

619 Breakers Avenue
TROPIROCK LLC

Service was via posting on the property on 1/7/16 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2010) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY
ESTABLISHED BY THE BROWARD BOARD OF RULES AND
APPEALS FOR THE BUILDING SAFETY INSPECTION
PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED
WITH:

THE REQUIRED 40 YEAR BUILDING SAFETY INSPECTION
REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR
ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS
NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN
90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 154 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 154 days or a fine of \$100 per day would begin to accrue.

Case: CE15082306

717 Breakers Avenue
ROYAL PALMS RESORT AND SPA LLC

Service was via posting on the property on 1/9/16 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2014) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY
ESTABLISH BY THE BROWARD BOARD OF RULES AND
APPEALS FOR THE BUILDING SAFETY INSPECTION
PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED
WITH:

THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION
REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION
REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR
ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS
NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN
90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 42 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$100 per day would begin to accrue.

Case: CE15082339

1237 Northeast 4 Avenue
CHURCH OF GOD

Service was via posting on the property on 1/5/16 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2014) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY
ESTABLISH BY THE BROWARD BOARD OF RULES AND
APPEALS FOR THE BUILDING SAFETY INSPECTION
PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED
WITH:

THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION
REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION
REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR
ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS
NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN
90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 42 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$100 per day would begin to accrue.

Case: CE15090240

2601 Davie Blvd
SUNLIGHT INVESTMENTS INC.

Service was via posting on the property on 12/30/15 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2014) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY
ESTABLISH BY THE BROWARD BOARD OF RULES AND
APPEALS FOR THE BUILDING SAFETY INSPECTION
PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED
WITH:

THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION
REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION
REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR
ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS
NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN
90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 42 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$100 per day would begin to accrue.

Case: CE15090833

1200 Southeast 20 Street
HIGH SIERRA TERMINALING LLC

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2014) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY
ESTABLISH BY THE BROWARD BOARD OF RULES AND
APPEALS FOR THE BUILDING SAFETY INSPECTION
PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED
WITH:
THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION
REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION
REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR
ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS
NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN
90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 42 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$100 per day would begin to accrue.

Case: CE15090901

900 Northwest 6 Street
SIXTH STREET PLAZA INC.

Service was via posting on the property on 1/7/16 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2014) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY
ESTABLISH BY THE BROWARD BOARD OF RULES AND
APPEALS FOR THE BUILDING SAFETY INSPECTION
PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED
WITH:

THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN 90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 42 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$100 per day would begin to accrue.

Case: CE15091397

108 Northeast 16 Avenue
ALIRE LTD

Service was via posting on the property on 1/5/6 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2014) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY ESTABLISH BY THE BROWARD BOARD OF RULES AND APPEALS FOR THE BUILDING SAFETY INSPECTION PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED WITH:

THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN 90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 154 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 154 days or a fine of \$100 per day would begin to accrue.

Case: CE15091418

711 Northwest 1 Street
CRAWFORD FAM TR NYE, JOHN & NYLA & A

Service was via posting on the property on 12/30/15 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2014) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY
ESTABLISH BY THE BROWARD BOARD OF RULES AND
APPEALS FOR THE BUILDING SAFETY INSPECTION
PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED
WITH:

THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION
REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION
REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR
ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS
NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN
90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 42 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$100 per day would begin to accrue.

Case: CE15091640

3300 Southeast 6 Avenue
FEDERAL MILLWORK CORP

Service was via posting on the property on 1/4/16 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2014) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY
ESTABLISH BY THE BROWARD BOARD OF RULES AND
APPEALS FOR THE BUILDING SAFETY INSPECTION
PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED
WITH:

THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION
REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION
REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR
ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS
NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN
90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 180 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 180 days or a fine of \$100 per day would begin to accrue.

Case: CE15091807

1701 North Andrews Sq
UPTOWN VILLAGE TARRAGON % TARRAGON

Service was via posting on the property on 1/7/16 and at City Hall on 1/7/16.

George Oliva, Chief Building Inspector, testified to the following violation:
FBC(2014) 110.15

PURSUANT TO FLORIDA BUILDING CODE AND THE POLICY
ESTABLISH BY THE BROWARD BOARD OF RULES AND
APPEALS FOR THE BUILDING SAFETY INSPECTION
PROGRAM, THE FOLLOWING HAS NOT BEEN FULLY COMPLIED
WITH:

THE REQUIRED 40 YEARS BUILDING SAFETY INSPECTION
REPORTS OR THE 10 YEARS RECERTIFICATION INSPECTION
REPORTS PREPARED BY A PROFESSIONAL ENGINEER OR
ARCHITECT REGISTERED IN THE STATE OF FLORIDA HAS
NOT BEEN FURNISHED TO THE BUILDING OFFICIAL WITHIN
90 DAYS OF THE INITIAL NOTICE SENT TO YOU.

Inspector Oliva recommended ordering compliance within 180 days or a fine of \$100 per day.

Ms. Flynn found in favor of the City and ordered compliance within 180 days or a fine of \$100 per day would begin to accrue.

Case: CE15092085

2001 Southeast 25 Avenue
PEDERSEN, SUSAN I

Service was via posting at the property on 1/8/16 and at City Hall on 1/7/16.

Jose Abin, Building Inspector, testified to the following violations:
FBC(2014) 105.3.2.1

THE FOLLOWING PERMITS WERE LEFT TO EXPIRE:
BUILDING PERMIT 12061835
BUILDING PERMIT 12061862
ELECTRICAL PERMIT 12031405
PLUMBING PERMIT 12031402

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVER-UP WITHOUT THE REQUIRED INSPECTIONS

APPROVAL FROM THE BUILDING DEPT., THROUGHOUT THE
PERMITTING PROCESS.

Inspector Abin recommended ordering compliance within 42 days or a fine of \$200 per day. If the permits were renewed within 42 days, a 180-day extension would be granted to pass final inspections.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$200 per day would begin to accrue.

Case: CE15100069

3937 Davie Blvd
DOMINGUEZ, MARIA TERESA

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Jose Abin, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMITS WERE LEFT TO EXPIRE:
PLUMBING PERMIT # 10030770 (INSTALL A/G TANK W GAS
LINE)
PLUMBING PERMIT # 10042155 (ATF-PLUMBING REPAIRS
FOR VIOLATIONS)
BUILDING PERMIT # 10062101 (ATF CHANGED FROM
BEAUTY SALON TO MINI MART)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Inspector Abin recommended ordering compliance within 42 days or a fine of \$50 per day. If the permits were renewed within 42 days, a 180-day extension would be granted to pass final inspections.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day would begin to accrue.

Case: CE15100417

736 Northwest 15 Terrace
RAMOS, JUAN & RAMOS, MARIE

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Jose Abin, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMITS WERE LEFT TO EXPIRE:
BUILDING PERMIT # 12041959 (CHANGE WINDOWS/DOORS &
DRYWALL REPAIR)
PLUMBING PERMIT # 13030650 (REROUTE PIPING AND
REPLACE 3 HWH BP 12041959)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Inspector Abin recommended ordering compliance within 42 days or a fine of \$50 per day. If the permits were renewed within 42 days, a 180-day extension would be granted to pass final inspections.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day would begin to accrue.

Case: CE15100479

4300 North Ocean Boulevard # 3F

DIANNE GRIFFIN LIV TR GRIFFIN, DIANNE TRSTEE

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Jose Abin, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMITS WERE LEFT TO EXPIRE:
BUILDING PERMIT # 12110157 (#3F KITCHEN & BATH REMODEL)
ELECTRICAL PERMIT # 12110163 (#3F ELECTRIC TO BP 12110157)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Inspector Abin recommended ordering compliance within 42 days or a fine of \$50 per day. If the permits were renewed within 42 days, a 180-day extension would be granted to pass final inspections.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day would begin to accrue.

Case: CE15100500

1705 Southwest 5 Court
BRAVERMAN, JOAN LYDIA

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Jose Abin, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMITS WERE LEFT TO EXPIRE:
BUILDING PERMIT # 12031294 (KITCHEN & BATH
REMODEL)
MECHANICAL PERMIT # 12031304 (MECHANICAL FOR
REMODEL BP12031294)
ELECTRICAL PERMIT # 12031306 (ELECTRICAL FOR
REMODEL BP12031294)
PLUMBING PERMIT # 12031308 (PLUMBING FOR REMODEL
BP12031294)
PLUMBING PERMIT # 13011966 (ALTERATIONS TO
EXISTING NAT GAS TO 3 NEW NAT GAS OUTLETS (BP
12031294))

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Inspector Abin recommended ordering compliance within 42 days or a fine of \$100 per day. If the permits were renewed within 42 days, a 180-day extension would be granted to pass final inspections.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$100 per day would begin to accrue.

Case: CE15100515

2031 Northeast 54 Street
MUNOZ, ERIKA G & MUNOZ, TOMAS J

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Jose Abin, Building Inspector, testified to the following violations:

FBC(2014) 105.3.2.1

THE FOLLOWING PERMITS WERE LEFT TO EXPIRE:
PLUMBING PERMIT # 13051386 (HOOK-UP SFR TO CITY
GAS AND 4 APPLIANCES)
PLUMBING PERMIT # 13062166 (REPLACE WATER HEATER)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE
PERMITTING AND INSPECTION PROCESS.

Inspector Abin recommended ordering compliance within 42 days or a fine of \$50 per day. If the permits were renewed within 42 days, a 180-day extension would be granted to pass final inspections.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day would begin to accrue.

Case: CE15111706

1410 Southeast 11 Street
PREMOCK, WILLIAM P H/E ALVAREZ, VIVIA

Service was via posting on the property on 1/8/16 and at City Hall on 1/7/16.

Jose Abin, Building Inspector, testified to the following violation:
8-144.

THIS SECTION OF CITY ORDINANCE HAS BEEN VIOLATED:
1) UNLESS A FIXED PERIOD OF TIME IS PRESCRIBED IN THE
RESOLUTION, PERMITS SHALL BE TEMPORARY IN NATURE,
REVOCABLE AT THE WILL OF THE CITY COMMISSION
WITHOUT CAUSE. PERMISSION GRANTED FOR FIXED
PERIODS OF TIME MAY BE CONDITIONED UPON THE
REQUIREMENT THAT THE PERMIT HOLDER SHALL REPAIR,
REPLACE OR MAINTAIN THE ADJACENT SEAWALL DURING
THE TERM. IN SUCH EVENT, PERMISSION MAY BE REVOKED
BY THE CITY UPON AT LEAST NINETY (90) DAYS OF ADVANCE
NOTICE TO THE PERMIT HOLDER. PERMIT FOR USE OF CITY
PROPERTY HAVE NOT BEEN GRANTED.
2) ALL IMPROVEMENTS SUCH AS DOCKS, SEAWALLS AND
THE LIKE WHICH ARE MADE OR PLACED UPON SUCH PUBLIC
PROPERTY BY A PRIVATE PERSON SHALL BE CONSTRUCTED
AND ALL MAINTENANCE AND REPAIRS SHALL BE PERFORMED
ACCORDING TO CITY ENGINEERING DEPARTMENT STANDARDS
AND IN COMPLIANCE WITH BUILDING PERMITS OBTAINED
FROM THE BUILDING AND ZONING DEPARTMENT.
THIS WAS NOT COMPLIED DUE TO THE REQUIRED PERMITS
NO BEING APPLIED FOR AND ISSUED FROM THE CITY
ZONING AND BUILDING DEPARTMENTS.
(7) SUCH STREET-ENDS OR PUBLIC PROPERTY ABUTTING
WATERWAYS SO USED BY A PRIVATE PERSON SHALL BE

KEPT OPEN AT ALL TIMES AS MEANS OF REASONABLE
INGRESS AND EGRESS TO THE PUBLIC, BUT THE PERMIT
HOLDER SHALL HAVE THE RIGHT TO EXCLUDE THE PUBLIC
FROM A REASONABLE PORTION UPON WHICH HE HAS PLACED
IMPROVEMENTS (NOT EXCEEDING FIFTY (50) PERCENT OF
THE AREA).
THE STRUCTURE BUILT WITHOUT THE REQUIRED PERMITS
ENCROACH ON THE RIGHT OF WAY.

Inspector Abin recommended ordering compliance within 10 days or a fine of \$500 per day.

Ms. Hasan asked Ms. Flynn to permit the City to remove the wall if the owner did not act within 10 days.

Ms. Flynn found in favor of the City and ordered compliance within 10 days or a fine of \$500 per day would begin to accrue and the City would be permitted to remove the wall.

Case: CE15072520

1458 Southwest 19 Avenue
HSBC BANK USA NA TRSTEE % PNC MORTGAGE

This case was first heard on 10/15/15 to comply by 10/29/15. Violations were as noted in the agenda. The property was in compliance, fines had accrued to \$4,050 and the City was requesting the full fine be imposed.

Ms. Flynn Imposed the \$4,050 fine.

Case: CE15080005

Rescheduled from 12/3/15

1424 W Broward Blvd
ZAPATA, JOSE

This case was first heard on 9/17/15 to comply by 10/1/15. Violations were as noted in the agenda. The property was in compliance, fines had accrued to \$150 and the City was requesting the full fine be imposed.

Ms. Flynn Imposed the \$150 fine.

Case: CE15070517

824 Southeast 6 Court
BISCUP, ROBERT S & HILL, MARGARET A

This case was first heard on 10/1/15 to comply by 10/22/15. Violations were as noted in the agenda. The property was in compliance, fines had accrued to \$2,850 and the City was requesting the full fine be imposed.

Ms. Flynn Imposed the \$2,850 fine.

Case: CE15072308

1605 Northwest 11 Street
TRS REO TRUST 1-A

This case was first heard on 11/5/15 to comply by 12/3/15. Violations and extensions were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$7,200 fine, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$7,200 fine, which would continue to accrue until the violations were corrected.

Case: CE15081814

1044 Northwest 7 Avenue
NORTH BIMINI LLC

his case was first heard on 10/15/15 to comply by 10/29/15. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$4,150 fine, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$4,150 fine, which would continue to accrue until the violations were corrected.

Case: CE14100457

510 Southeast 12 Court
JEAN E OLSEN LIV TR
OLSEN, JEAN & OLSEN, MAGNUS TRSTEE

This case was first heard on 9/17/15 to comply by 10/15/15. Violations were as noted in the agenda. The property was in compliance, fines had accrued to \$300 and the City was requesting the full fine be imposed.

Ms. Flynn Imposed the \$300 fine.

Case: CE14120543

2600 Northwest 20 Court
PIERCE, RICKY

This case was first heard on 7/16/15 to comply by 8/27/15. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$7,300 fine, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$7,300 fine, which would continue to accrue until the violations were corrected.

Case: CE15042105

1707 Northwest 9 Street
ALPI CONSTRUCTION LLC

This case was first heard on 7/16/15 to comply by 8/20/15. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$7,650 fine, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$7,650 fine, which would continue to accrue until the violations were corrected.

Case: CE15051911

1413 Northwest 3 Court
CABRERA, DANIEL & RABEN, ROBERT

This case was first heard on 9/3/15 to comply by 10/8/15. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$10,400 fine, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$10,400 fine, which would continue to accrue until the violations were corrected.

Case: CE15070189

1017 Northwest 5 Street
FREEMAN, MARIA

This case was first heard on 9/17/15 to comply by 10/22/15. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$40,500 fine, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$40,500 fine, which would continue to accrue until the violations were corrected.

Case: CE15070857

907 Northwest 4 Street
FREEMAN, MARIA

This case was first heard on 9/17/15 to comply by 10/22/15. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$315,000 fine, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$315,000 fine, which would continue to accrue until the violations were corrected.

Case: CE15081666

744 Northwest 15 Terrace
ADAN, GADI

This case was first heard on 10/15/15 to comply by 10/25/15. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$14,900 fine, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$14,900 fine, which would continue to accrue until the violations were corrected.

Case: CE15081785

846 Northwest 4 Avenue
VALCOURT, HUGUETTE EST

This case was first heard on 10/15/15 to comply by 10/25/15. Violations and extensions were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$4,350 fine, which would continue to accrue until the property was in compliance.

Ms. Flynn granted a 14-day extension, during which time no fines would accrue.

Lien Reduction Hearings

The following three requests were heard together:

Case: CE14072254

3312 Southwest 14 Street
WILMINGTON SAVINGS FUND SOCIETY

Notice was mailed to the owner via first class mail on 1/5/16. Yvette Cross-Spencer, Clerk III, testified that the lien amount was \$31,700 and City hard costs totaled \$856. Total liens for all three cases: \$108,350; total hard costs: \$2,522.

Rachael Amat, attorney stated her client had acquired the property through foreclosure. Her client's position was that the liens were foreclosed out in the foreclosure. The liens were imposed in 2014 and her client had foreclosed in 2015.

Ms. Hasan said the liens were after the lis pendens and were therefore outside the chain of title. She said the City could do an administrative partial release, the owner could re-foreclose or pay the hard costs to settle the issue today. Ms. Amat suggested the hard costs were incurred after the owner acquired title, April 14, 2015. Ms. Cross-Spencer said the owner had offered \$2,522 for hard costs.

Ms. Flynn reduced the lien amount to \$2,522 for all three cases, payable within 60 days. If payment was not made by that date, the lien would revert the original amount and the case would not be eligible for a future lien reduction hearing.

Case: CE14072256

3312 Southwest 14 Street
WILMINGTON SAVINGS FUND SOCIETY

Notice was mailed to the owner via first class mail on 1/5/16. Yvette Cross-Spencer, Clerk III, testified that the lien amount was \$13,250 and City hard costs totaled \$856.

Case: CE14072258

3312 Southwest 14 Street
WILMINGTON SAVINGS FUND SOCIETY

Notice was mailed to the owner via first class mail on 1/5/16. Yvette Cross-Spencer, Clerk III, testified that the lien amount was \$63,400 and City hard costs totaled \$810.

Case: CE15020839

1708 Northwest 5 Street
MAKEOVER INVESTMENTS LLC %WANZELER

Notice was mailed to the owner via first class mail on 1/5/16. Yvette Cross-Spencer, Clerk III, testified that the lien amount was \$12,200 and City hard costs totaled \$442.

Brian Kowal, representative, said a tenant had prevented the owner from making repairs and the eviction had caused a delay and therefore fines had accrued.

Ms. Flynn reduced the lien amount to \$1,500 payable within 60 days. If payment was not made by that date, the lien would revert the original amount and the case would not be eligible for a future lien reduction hearing.

The following two requests were heard together:

Case: CE12011321

2149 Northeast 56 Place
SCHMIDTKE,DONNA EST

Notice was mailed to the owner via first class mail on 1/5/16. AnnMarie Lopez, Clerk III, testified that the lien amount was \$9,100 and City hard costs totaled \$764. Total liens for both cases: \$15,250; total hard costs: \$1,528.

Herman Goldszlager, owner, said when he purchased the property in November, he had paid \$5,900 which he thought covered the hard costs. He said the prior owner had died in June 2011 and the fines had been liened in October 2012.

Ms. Flynn clarified that the remaining hard costs of \$1,528 had not been covered by Mr. Goldszlager's previous payment.

Ms. Flynn reduced the lien amount to \$1,528 for both cases, payable within 60 days. If payment was not made by that date, the lien would revert the original amount and the case would not be eligible for a future lien reduction hearing.

Case: CE12031049

2149 Northeast 56 Place
SCHMIDTKE,DONNA EST

Notice was mailed to the owner via first class mail on 1/5/16. AnnMarie Lopez, Clerk III, testified that the lien amount was \$6,150 and City hard costs totaled \$764.

Case: CE15050900

2751 Northwest 24 Street
FEDERAL NATIONAL MORTGAGE ASSN

Notice was mailed to the owner via first class mail on 1/5/16. AnnMarie Lopez, Clerk III, testified that the lien amount was \$14,400 and City hard costs totaled \$626.

Vanity Marsh, the new owner's representative, said the liens were imposed when Fannie Mae owned the properties. She requested leniency and offered \$1,500.

Ms. Flynn reduced the lien amount to \$2,500 payable within 60 days. If payment was not made by that date, the lien would revert the original amount and the case would not be eligible for a future lien reduction hearing.

Case: CE10011683

3379 Southwest 17 Street
REALTY WHOLESALERS INC.

Notice was mailed to the owner via first class mail on 1/5/16. Yvette Cross-Spencer, Clerk III, testified that the lien amount was \$26,525 and City hard costs totaled \$672.

Myra Orellanes, representative, said her client had purchased the property in July 2014 and the violations had been complied in March 2015. She requested leniency.

Ms. Flynn reduced the lien amount to \$6,000 payable within 60 days. If payment was not made by that date, the lien would revert the original amount and the case would not be eligible for a future lien reduction hearing.

Case: CE14100843

217 Hendricks Isle # 401
VAN DER MERWE, GERRIT VAN RENSBURG,J

Notice was mailed to the owner via first class mail on 1/5/16. AnnMarie Lopez, Clerk III, testified that the lien amount was \$3,150 and City hard costs totaled \$488.

Lynda Amorello, representative, said the owner had not been aware that a permit was need for a wireless security system and ADT had not pulled one.

Ms. Flynn reduced the lien amount to \$488 payable within 60 days. If payment was not made by that date, the lien would revert the original amount and the case would not be eligible for a future lien reduction hearing.

Cases Complied

The below listed cases were complied. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CE15111630	CE15102015	CE15102496	CE15110336
CE15090624	CE15101959	CE15090459	CE15111218
CE15081266	CE15080536	CE15101074	CE15102340
CE15120571	CE15120573	CE15120575	CE15120577
CE15120603	CE15121177	CE15121179	CE15121292
CE15101752	CE15102336	CE15090781	CE15091758
CE15110079	CE15110276	CE15110317	CE15092222
CT15120110	CE15090416	CE15090252	CE15090863
CE15090868	CE15091021	CE15091420	CE15091442
CE15091448	CE15091505	CE15092344	

Cases Rescheduled

The below listed cases were rescheduled. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CE15091616	CE15101840	CE15102448
------------	------------	------------

Cases Closed

The below listed cases were closed. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

None

Cases Withdrawn

The below listed cases were withdrawn. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

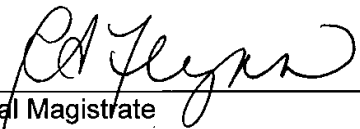
CE14100921	CE15080620	CE14102376	CE15091006
CE15091266	CE15091269	CE15092007	CE15092485
CE15091469	CE15092098	CE15092347	CE15100524
CE15100051	CE15100059	CE13071204	

Respondent Non-Appearance

Respondents for the below listed cases did not appear. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CE15090136

There being no further business, the hearing was adjourned at 1:10 P.M.


Special Magistrate

ATTEST:


Clerk, Special Magistrate

Minutes prepared by: J. Opperee, Prototype Services